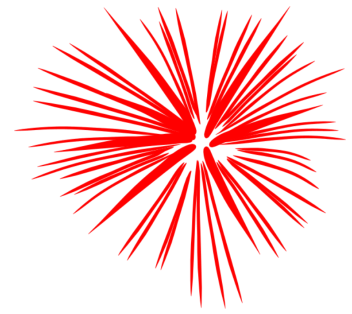


JULY 2021

# VINEYARD MURRIETA

reconnect@keystonepacific.com



## INDEPENDENCE DAY/SUMMER PARTIES REMINDER

Having a summer or 4th of July party? Please remember to follow the rules and regulations and keep the noise level down. Be courteous to your neighbors during this holiday. Do not leave any debris in the streets. Just a reminder: firecrackers, bottle rockets, cherry bombs and other devices that explode, move along the ground, or travel through the air are banned throughout the State of California. There is no safe or legal area to possess, sell or discharge these types of dangerous fireworks anywhere in the state. Have a SAFE and SANE 4th of July!



## GENERAL MAINTENANCE



Summer is here and warm weather returns! Now is the time to take a close look at the exterior of your home. Home repairs and general maintenance that has been put off all winter can now take place.

Please take a look at your property and address any maintenance concerns you notice. Take some time this weekend to spray weeds in your planters or the ones that pop up in the cracks of your driveway, remove any trees or shrubs that died last winter and put down a little mulch to freshen up your landscaping. It looks nice and it helps retain moisture in the soil so your plants require less water.

If the paint on your trim, shutters or garage door has faded please paint or touch it up, if the stucco is stained, wash it or restore it.

If you have a question about how to tackle a big project like painting or installing drought tolerant landscaping, please contact Management or attend a Board meeting. We will walk you through the process and help you get your project underway.

## BOARD OF DIRECTORS:

President - Pat Harding  
Vice President - Scott Ries  
Secretary - Tom Tokarchik  
Treasurer - Scott Svendsen  
Member at Large - Don Coffman

## NEXT MEETING DATE:

**September 7, 2021**  
**Via Conference Call**

The final agenda will be posted at the corner of Hayes and Sherry at least 4 days in advance of the meeting. You may obtain a copy of the agenda by contacting management at (951) 491-6866.

## **IMPORTANT NUMBERS:**

### **ASSOCIATION MANAGER:**

Gina Privitt  
Phone: (951) 491-6865  
**Emergency After Hours:**  
**(949) 833.2600**  
Fax: (951) 346-4129  
[gprivitt@keystonepacific.com](mailto:gprivitt@keystonepacific.com)

### **COMMON AREA ISSUES:**

Ariane Benson  
Phone: (951) 382-0996  
[abenson@keystonepacific.com](mailto:abenson@keystonepacific.com)

### **BILLING QUESTIONS/ ADDRESS CHANGES/ WEBSITE LOGIN:**

Phone: (949) 833.-2600  
[customecare@keystonepacific.com](mailto:customecare@keystonepacific.com)

### **INSURANCE BROKER:**

LaBarre/Oksne  
Keith Hatch  
(800) 698-0711

Managed by Keystone  
41593 Winchester Road, Suite 113  
Temecula, CA 92590

# JULY 2021 REMINDERS

Keystone is Closed in Observance of Fourth of July  
Monday, July 5, 2021.

For after-hours association maintenance issues, please call 949-833-2600 to be connected with the emergency service line.

Please call 9-1-1 for life-threatening emergencies.

Street Sweeping Day - 1st & 3rd Wednesday. Please move your car on street sweeping days.

Trash Pick-Up Day - Monday - Please remove trash cans from the common areas after this day.

## HELPFUL COURTESY SUGGESTIONS

- Clean out your garage so you can park your car, trailer, boat or other recreational vehicle. The more vehicles homeowners fit in their garages, the more street parking will be available for guests.
- Drive slowly and carefully through the property, and remind your guests to do the same.
- Read the newsletter every month to keep up on what's happening in the Association.
- Always keep your dogs on a leash, and pick up after them.
- Smile and say 'hi' to your neighbor when you see them!
- Trash Bins are to be stored out of view, behind your side gate or in the enclosed garage. They are not to be stored in any location that they can be viewed from the public.
- Check your irrigation systems to make sure your sprinklers are in working order. Maintain lawns with regular maintenance of mowing, edging and watering. Reseed bare areas in your lawn.

**WOOD FENCE PAINTING** It has been noticed throughout the community that some of the wood gates and fences appear to look faded or weather beaten. Please inspect the fences and gates on your property to see if they are in need of being cleaned, stained or replaced. Unfortunately, the association does not have an HOA approved stain color; please pick a shade that closely matches your current wood fence and gate.

Please note, we are also requesting prior to staining, you properly power wash the fence to eliminate dirt, mold, oxidation, etc. so when your fence is stained it is evenly coated. Should you have any plantings against the fence, please cut them back so you can stain your fence.

The Board is requesting the gates are completed by **September 30, 2021**, unless you've contacted Management and made arrangements to complete at a later date. After the deadline of September 30, 2021, Management will be sending letters to homeowners who need their fence painted with a 6-8 week time frame, prior to being called to a hearing.

The Bremerton at Vineyard-Murrieta is a beautiful community and we are asking all Homeowners to do their part to keep it that way!

## HOMEOWNER ASSESSMENTS The payment address for assessments is:

**Vineyard-Murrieta  
PO BOX 513380  
Los Angeles, CA 90051-3380**

### SIGN UP FOR COMMUNITY E-NEWS

Sign up to receive news and updates pertaining to our community association via email. To sign up, please register from the "Account Notifications" page once you have logged into The KPPM Connection at [www.kppmconnection.com](http://www.kppmconnection.com).

### ACCOUNT ONLINE PAYMENT FEATURE

You may make one-time ACH payments through [www.kppmconnection.com](http://www.kppmconnection.com). In addition, Keystone Pacific is excited to introduce recurring online ACH payments. Please visit [www.kppmconnection.com](http://www.kppmconnection.com) to access your online payment account. You may still access your account using your current email address and password. If you have not registered for The KPPM Connection, please have your new account number readily available.